

DESCRIPTION OF A PART OF THE JOHN A. GARDNER, JR.  
LANDS, FOURTH DISTRICT, QUEEN ANNES COUNTY, MD.

Beginning for the same at a point on the southwest side of old Md. Rte. 18 ( 20' from the centerline of paving ), said point being the intersection of the right-of-way of said road and the mean high waters of Kent Narrows; and running, thence, by and with the mean high waters of Kent Narrows the four following courses and distances: (1) S 13 15 40 W - 53.71, (2) S 61 27 20 E - 19.69, (3) S 12 40 E - 197.03, and (4) S 47 05 20 W - 41.71 to the end of a bulkhead; thence, by and with said bulkhead and the waters of Kent Narrows the five following courses and distances: (1) S 06 53 E - 361.87, (2) S 50 12 50 E - 232.97, (3) S 45 20 E - 50.18, (4) S 21 09 E - 7.34, and (5) S 52 30 50 W - 36.28 to the end of said bulkhead; thence, still by and with the mean high waters of Kent Narrows and a cove of Prospect Bay the thirteen following courses and distances: (1) S 02 14 40 E - 108.58, (2) S 38 29 10 E - 205.68, (3) N 72 45 30 W - 121.46, (4) S 78 22 W - 242.99, (5) S 43 40 50 W - 153.48, (6) N 63 45 30 W - 79.16, (7) N 24 13 40 E - 109.66, (8) N 26 16 40 W - 178.44, (9) N 09 04 40 E - 171.14, (10) N 18 37 10 W - 197.33, (11) N 35 13 40 W - 258.30, (12) N 06 38 E - 173.16, and (13) N 22 06 50 W - 71.91 to a division line between the herein described lands and other lands of Gardner; thence, by and with said division line N 20 24 10 E - 39 to an iron pipe and N 20 24 10 E - 229.85 to a concrete monument and the southwest side of the aforementioned Md. Rte. 18; thence, by and with the southwest side of said road S 69 35 50 E - 280.00 to a concrete monument and S 69 35 50 E - 20 to the place of beginning. Containing in all 10.308 acres of land, more or less.

Being a part of the lands described in a deed from J. William Keith, Trustee, to John A. Gardner, Jr., dated June 9, 1953, and recorded in the Land Record Books of Queen Annes County, liber TSP 11, folio 110.

William R. Nuttle  
Registered Surveyor

October 13, 1966.

TSP 11/110 - John Gardner

J. Wm. Keith, Trustee to John A. Gardner, Jr.

June 9, 1953

CWC 3/454 - Lease from John A. Gardner, Jr. et. al  
to J. Wm. Sause

CWC 14/26 - Supplemental agreement - see TSP 31/485

Gardner to Kent Island Yacht Club Holding Corp., Inc.

Nov. 1, 1956

Bounded on E & S by Narrows, west by small inlet  
and N by old rd.

Begin at CM with I.P. at MHW on S R/W Md. 18  
W with rd. 300' to C.M.

S 200' ± to C.M. at edge gut  
with gut and Narrows to begin  
10 acres estimate

OTHER LANDS OF GARDNER

NO.	BEARING	DIST.
1	S 13° 15' 40" W	53.71'
2	S 61° 27' 20" E	19.69'
3	S 12° 40' 00" E	197.03'
4	S 47° 05' 20" W	41.71'
5	S 06° 53' 00" E	361.87'
6	S 50° 12' 50" E	232.97'
7	S 45° 54' 20" E	50.18'
8	S 21° 09' 00" E	7.34'
9	S 52° 30' 50" W	36.28'
10	S 02° 14' 40" E	108.58'
11	S 38° 29' 10" E	205.68'
12	N 72° 45' 30" W	121.46'
13	S 78° 22' 00" W	242.99'
14	S 43° 40' 50" W	153.48'
15	N 63° 45' 30" W	79.16'
16	N 24° 13' 40" E	109.66'
17	N 26° 16' 40" W	178.44'
18	N 09° 04' 40" E	171.14'
19	N 18° 37' 10" W	197.33'
20	N 35° 13' 40" W	258.30'
21	N 06° 38' 00" E	173.16'
22	N 22° 06' 50" W	71.91'
23	N 20° 24' 10" E	268.85'
24	S 69° 35' 50" E	300.00'

May 13, 1983

10.308 Acres ±

MAS. LIDETH  
1966

PLAT OF A SURVEY OF THE  
 JOHN A. GARDNER, JR. LANDS  
 UNDER LEASE TO  
**KENT ISLAND YACHT CLUB**  
 4<sup>TH</sup> DISTRICT, QUEEN ANNES Co., Md.  
 Scale 1"=100'      Oct. 1966  
 William R. Nuttle, Reg. Surveyor  
 Chestertown, Md.

PROSPECT BAY

